

# MINOCQUA PLANNING COMMISSION MINUTES

**AUGUST 12, 2008.** Meeting was called to order at 8:01 am by Chairperson Heil.

**ROLL CALL:** PRESENT: Chairperson Heil; Joe Handrick; Tom Koenen; Tom Mc Callum; Margo Oppenheim; Kathy Ray, Oneida County P&Z; Judi Hunter, Secretary. ABSENT: Tom Krolczyk. EXCUSED: Butch Welch.

**APPROVAL OF MINUTES AND AGENDA:** Motion by Mc Callum, seconded by Koenen to approve July 29, 2008 minutes. Motion carried. Motion by Oppenheim, seconded by Koenen to approve agenda but move item number 1 & 2, Old Business, to end of agenda, and move item number 5, New Business, to first item for discussion. Motion carried.

**MESSAGES/ANNOUNCEMENTS/CORRESPONDENCE:** Discussion on ATV Survey. Rynder's – The Planning Commission filed a complaint regarding a sign by Lakeview Condo's. Rynder's contacted the town and said he had an agreement with the town. As he has a verbal agreement, the Town Board dismissed the complaint.

Sign Application – need to put in a line for single or double face sign.

## **OLD BUSINESS:**

1. **AFTER THE FACT CONDITIONAL USE APPLICATION #33-08** – Krist Oil Co., for the storage of 500 and 1000 gallon propane tanks for resale or lease together with a 30,000 gallon above ground propane tank and distribution system, on property described as part of the SE ¼ NW ¼ and SW ¼ NW ¼ n/k/a/ Lots 1 & 2, CSM V10 P2557, Section 10, T39N, R6E, Town of Minocqua, (MI) 2161-1. (9890 Old Hwy 70)

SEE ATTACHED ADDENDUM.

2. **ADMINISTRATIVE REVIEW PERMIT #34-08** – Adam Redman, weekly/monthly rental.

Adam Redman present. Parking issue. Six parking places are needed per the county. Town has the option to waive to four parking places but Heil is opposed to doing so. Plan was submitted for the required six places. Ownership of property is in the court process. Land in question was owned by the late Henry Pane.

Motion by Oppenheim, seconded by Koenen to recommend approval of plan submitted. Motion carried. Mc Callum, nay.

## **NEW BUSINESS:**

1. **SIGN APPLICATION #36-08** - Rynder's Development, Dennis Herman, temporary sign, "BJ's Sport Shop".

Motion by Oppenheim, seconded by Mc Callum to recommend approval. Motion carried.

2. **SIGN APPLICATION #37-08** – Rynder's Development, Dennis Herman, temporary sign, "Plaza Center".

Motion by Mc Callum, seconded by Koenen to recommend approval. Motion carried.

3. **SIGN APPLICATION #38-08** – Rynder's Development, Dennis Herman, temporary sign, "Carpet Mill Outlet".

Dennis Herman present. This is not a temporary sign as stated. Existing sign was damaged in a storm and they are replacing.

Motion by Koenen, seconded by Mc Callum to recommend approval contingent upon lights being shut off by 10:00 pm and a landscape plan brought to Chairman Handrick for approval, and a Performance Assurance Bond for landscaping brought to Treasurer. Motion carried.

4. **ADMINISTRATIVE REVIEW PERMIT #36-08** – Rynder's Development, BJ's Sport Shop, on property described as part of the SW ¼ NE ¼, Lot 9 Plaza Dr., Section 10, T39N, R6E, part of (MI) 2155-1, Town of Minocqua.

Grey and blue faced with stone/brick. Handrick noted that someone other than the town needs to make sure there is a sidewalk in place.

Motion by Handrick, seconded by Mc Callum to recommend approval contingent upon a Performance Assurance Bond being submitted to the Treasurer for 80% of \$8,000 and 80% of \$5,000 for the construction of the sidewalk. Sidewalk should be complete by occupancy but in the case of bad weather, sidewalk must be complete by June 1, 2009 or bond will be forfeited. Motion carried.

5. **ADMINISTRATIVE REVIEW PERMIT #37-08** – Ron DeBruyne, Vilas County Democratic Party applicant. For a democratic party headquarters on property described as part of the NW ¼ NE ¼, Section 11, T39N, R6E, Town of Minocqua, (MI) 2170-6. (8778 Hwy 51)

Motion by Koenen, seconded by Handrick to recommend approval. Motion carried.

6. **CONDITIONAL USE APPLICATION #38-08** – MCJJ Partnership, owner, Gerald Inman, agent, multi-tenant business in an existing building located on property described as part of G.L. 6, Section 11, T39N, R6E, Town of Minocqua, (MI) 2179-46. (8522 Hwy 51)

Gerry Inman present. Slumberland has purchased the whole building, but Savemore is interested in using the western 46' for storage. Inman requested that the town write a letter to Oneida County P&Z requesting they change the verbiage in their ordinance. As it stands multi tenant needs to obtain a CUP period. Handrick will try and get a letter drafted by the next meeting.

Motion by Oppenheim, seconded by Mc Callum to recommend approval. Motion carried.

7. **CONDITIONAL USE APPLICATION #40-08** – Nsighttel Wireless LLC, d/b/a Cellcom, Jim Cheshire, agent, LSD owner, to co-locate communication equipment on existing water tower, for property described as part of G.L. 2, Section 14, T39N, R6E, Town of Minocqua, (MI) 2205-12. (800 US Hwy 51)

Jim Cheshire present. Additional antennas on water tower with a small equipment storage shed.

Motion by Handrick, seconded by Mc Callum to recommend approval. Motion carried.

8. **PRELIMINARY SURVEY #41-08** – Tuck Mallery, owner, James L. Rein, agent, 2-lot division, on property described as Lot 1, located in part of the SE ¼ of the SW ¼, Section 27, T39N, R6Em Town of Minocqua.

Motion by Handrick, seconded by Mc Callum to recommend approval contingent upon easement width being waived from 66' to 24'. Motion carried.

9. **DISCUSSION/DECISION** – Recreation Plan.

In order to get Stewardship Funding we needed to update the Recreation Plan. Heil would like to add to plan that Torpy Park be expanded if the opportunity were to arise.

Motion by Koenen, seconded by Oppenheim to adjourn meeting. Motion carried.

Respectfully Submitted,

Judi Hunter  
Secretary